MANAGEMENT CERTIFICATE OF SOMERSET SINTON RESIDENTIAL COMMUNITY, INC.

The undersigned, being an officer of Somerset Sinton Residential Community, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

- 1. The name of the subdivision: Somerset Sinton.
- 2. <u>The name of the Association</u>: Somerset Sinton Residential Community, Inc., a Texas nonprofit corporation.
- 3. <u>The recording data for the subdivision</u>: That certain real property in San Patricio County, Texas, made subject to that certain <u>Declaration of Covenants</u>, <u>Conditions and Restrictions for Somerset Sinton</u>, recorded as Document No. 2023-733935 in the Official Public Records of San Patricio County, Texas, as the same may be amended from time to time (the "Declaration").
- 4. The recording data for the Declaration and any amendments to the Declaration: See Attachment 1 to this Management Certificate.
- 5. <u>The name and mailing address of the Association</u>: Somerset Sinton Residential Community, Inc., a Texas nonprofit corporation, c/o 5757 Alpha Road, Suite 680, Dallas, Texas 75240.
- 6. The name, mailing address, telephone number, email address of the person managing the Association:

Name: Vision Communities Management

Attn: Amber Anderson

Mailing Address: 5757 Alpha Road, Suite 680, Dallas, Texas 75240.

Telephone Number: 972-612-2303

Email Address: vcminfo@vcmtexas.com

- 7. <u>Website to access the Association's dedicatory instruments</u>: www.vcmtexas.com
- 8. <u>Amount and description of fees related to property transfer in the subdivision</u>: The Association fees are in the following amounts:

Resale Certificate - \$340.00.

Transfer Fee - \$175.00.

Working Capital Assessment - - \$100.00.

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

EXECUTED to be effective on the date this instrument is Recorded.

SOMERSET SINTON RESIDENTIAL COMMUNITY, INC.,

a Texas nonprofit corporation

By:_

Name: Title: LOM caustion N

STATE OF TEXAS

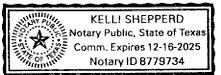
COUNTY OF __

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This instrument was acknowledged before me on the the Land Acquisition

Residential Community, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEAL)



Notary Public

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq. Winstead PC 401 Congress Avenue, Suite 2100 Austin, Texas 78701 Email: rburton@winstead.com

ATTACHMENT 1

- 1. <u>Declaration of Covenants, Conditions and Restrictions for Somerset Sinton</u>, recorded under Document No. 2023-733935, Official Public Records of San Patricio County, Texas.
- 2. <u>Community Manual for Somerset Sinton</u>, recorded under Document No. 2023-733976, Official Public Records of San Patricio County, Texas.
- 3. <u>Adoption of Working Capital Assessment for Somerset Sinton</u>, recorded under Document No. 2023-733977, Official Public Records of San Patricio County, Texas.

ATTACHMENT 1

San Patricio County Gracie Alaniz-Gonzales San Patricio County Clerk

Instrument Number: 734072

eRecording - Real Property

CERTIFICATE

Recorded On: June 28, 2023 03:18 PM Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

******* THIS PAGE IS PART OF THE INSTRUMENT ********

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information: Record and Return To:

Document Number: 734072 SIMPLIFILE

Receipt Number: 20230628000031

Recorded Date/Time: June 28, 2023 03:18 PM

User: Janie F

Station: cclerkdeeds1-pc



STATE OF TEXAS
San Patricio County

I hereby certify that this Instrument was filed in the File Number sequence on the date/time printed hereon, and was duly recorded in the Official Records of San Patricio County, Texas

Gracie Alaniz-Gonzales San Patricio County Clerk San Patricio County, TX

Janie alaniz. Dayle